



CITY OF CALGARY
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 IN COUNCIL CHAMBER
 APR 12 2016
 ITEM: 8.34 CPC2016-070
Distribution
 CITY CLERK'S DEPARTMENT

2016 Land Use Amendment Fee Schedule

RF 002 (R2016-03)

Land Use Amendments

Step 1: Calculate subtotals for each group that contains one or more of your proposed districts. If proposing multiple districts within one type, the base fees within that type are cumulative. For example, for an application that includes R-C1 and M-H1, you will enter \$9,162 (\$2,681 + \$6,481) in the "total base fees" field.

Type	Group	Proposed District	Base Fee	Hectares	Area Rate	Subtotals
Residential + Special Purpose	A	R-C1L, R-C1Ls, R-C1, R-C1s, R-C1N, R-C2, R-1, R-1s, R-1N, R-2, R-2M, R-MH, R-CG, R-G, R-Gm, S-SPR, S-CS, S-R, S-CI, S-CRI, S-UN, S-URP, S-FUD, S-TUC, CC-ER	\$2,681	_____	ha	
	B	M-CG, M-C1, M-C2, M-G, M-1, M-2, M-X1, M-X2	\$4,987	_____	ha	
	C	CC-MHX, CC-MH, M-H1, M-H2, M-H3	\$6,481	_____	ha	
			\$	+ (_____	ha x \$244 = \$ _____)	= \$ _____
			<i>total base fees</i>	<i>total area (round total up to the next whole hectare)</i>		<i>Area Rate</i>
						<i>Subtotal</i>
Commercial	A	C-C2, C-COR2, C-COR3, C-O, C-R1, C-R2, C-R3, CC-COR, CC-X, CC-EMU, CC-ET, CC-EPR, CC-EIR, CC-ERR	\$9,342	_____	ha	
	B	C-N1, C-N2, C-C1, C-COR1	\$5,884	_____	ha	
	C	CR20-C20/R20	+ \$15,407	_____	ha	
			\$	+ (_____	ha x \$671 = \$ _____)	= \$ _____
			<i>total base fees</i>	<i>total area (round total up to the next whole hectare)</i>		<i>Area Rate</i>
						<i>Subtotal</i>
Industrial	A	I-G, I-B, I-E, I-C, I-R, I-O, I-H	\$6,483	_____	ha	
				+ (_____	ha x \$344 = \$ _____)	= \$ _____
				<i>total area (round total up to the next whole hectare)</i>		<i>Area Rate</i>
						<i>Subtotal</i>
Direct Control	A	Direct Control - proposed use(s) listed in Section 21 (3) of LUB 1P2007	\$10,018	_____	ha	
				+ (_____	ha x \$344 = \$ _____)	= \$ _____
				<i>total area (round total up to the next whole hectare)</i>		<i>Area Rate</i>
						<i>Subtotal</i>
Technical	A	Minor Technical Amendments (administrative corrections, as determined by the Approving Manager)	\$2,452	flat rate		= \$ _____
						<i>Subtotal</i>

Step 1 subtotal (add all subtotals above): \$ _____

Step 2: Add applicable DC fee(s) if applying to create a Direct Control District based on one of the Residential, Special Purpose, Commercial or Industrial districts. Each DC fee is charged once per group. For example, for an application that includes Direct Control Districts based on R-C1L, M-CG, C-C2, C-COR2 and I-G, the total DC fee will be \$5,038 (\$1,118 + \$2,237 + \$1,683). If not applying for a Direct Control District based on one of the below districts, skip this step.

Group	District DC is based on	DC Fee
Residential & Special Purpose	A, B	\$1,118
	& C	
Commercial	A & C	\$2,237
	B	\$1,683
Industrial	A	+ \$1,683

Step 2 subtotal (add applicable DC fees): \$ _____

Step 3: Add required surcharges and combine subtotals to determine total fee.

Required surcharges	Advertising fee	\$1,472
	Calgary Planning Commission fee	+ \$653
	Step 3 subtotal:	\$2,125

Total fee (add subtotals of Steps 1, 2, and 3): \$ _____



2016 Land Use Amendment Fee Schedule

Other Applications

<i>Policy Amendments</i>	<i>Base Fee</i>	<i>Advertising Fee</i>	<i>CPC Fee</i>	<i>Total Fee</i>
to approved Area Structure Plan, Community Plan or Area Redevelopment Plan (statutory or non-statutory)				
Minor Amendment	\$1,145 +	\$1,472 +	\$653 =	\$3,270
Major Amendment	\$3,835 +	\$1,472 +	\$653 =	\$5,960
<i>Additional Fees</i>				<i>Fee</i>
CPAG pre-application/Explore Meeting				\$631
Recirculation fee				\$1,203

NOTES:

Secondary Suite / Backyard Suite: there is no fee for an individual Land Use Amendment when the purpose of the application is to add the use Secondary Suite or Backyard Suite.

Calgary Planning Commission: applications that require review by the Calgary Planning Commission are listed on the [Calgary Planning Commission List](#).

Concurrent applications: Policy Amendment applications made concurrently with Land Use Amendment applications will be advertised separately and are required to pay for Advertising and CPC fees for each application.

CPAG pre-application: the pre-application meeting fee is required upon plan submission and is a requirement for pre-application meeting scheduling. 50% of the fee paid will be refunded if the meeting is cancelled at the request of the applicant or The City.

Explore Meeting: the refund policy for Explore meetings is 100% if cancelled within 48 hours after the submission of the meeting request, 50% if cancelled after 48 hours and prior to receipt of the meeting agenda, and no cancellation or refund permitted after receipt of the meeting agenda.

Plan Amendment fees: plan amendment fees will be waived if, in the opinion of the Approving Manager, the plan amendment proposed is in response to a change in City standards or a technical requirement of a City Business Unit.

Refunds: the policy on refunds is as follows. Where an applicant or The City wishes to cancel an application on this schedule:

- prior to circulation to civic departments: 90% of the base fee paid, plus any applicable CPC or advertising fee will be refunded
- after circulation and prior to CPC, the CPC and advertising fee will be refunded
- prior to advertising for the public hearing: the advertising fee will be refunded
- after advertising but prior to the public hearing: no refund of the fees paid



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Land Use Amendments

Step 1: Calculate subtotals for each group that contains one or more of your proposed districts. If proposing multiple districts within one type, the base fees within that type are cumulative. For example, for an application that includes R-C1 and M-H1, you will enter \$9,464 (\$2,769 + \$6,695) in the "total base fees" field.

Type	Group	Proposed District	Base Fee	Hectares	Area Rate	Subtotals	
Residential + Special Purpose	A	R-C1L, R-C1Ls, R-C1, R-C1s, R-C1N, R-C2, R-1, R-1s, R-1N, R-2, R-2M, R-MH, R-CG, R-G, R-Gm, S-SPR, S-CS, S-R, S-CI, S-CRI, S-UN, S-URP, S-FUD, S-TUC, CC-ER	\$2,769	_____	ha		
	B	M-CG, M-C1, M-C2, M-G, M-1, M-2, M-X1, M-X2	\$5,151	_____	ha		
	C	CC-MHX, CC-MH, M-H1, M-H2, M-H3	\$6,695	_____	ha		
				\$ _____	+ (_____ ha	x \$252 = \$ _____)	= \$ _____
			<small>total base fees</small>	<small>total area (round total up to the next whole hectare)</small>		<small>Area Rate</small>	<small>Subtotal</small>
Commercial	A	C-C2, C-COR2, C-COR3, C-O, C-R1, C-R2, C-R3, CC-COR, CC-X, CC-EMU, CC-ET, CC-EPR, CC-EIR, CC-ERR	\$9,651	_____	ha		
	B	C-N1, C-N2, C-C1, C-COR1	\$6,078	_____	ha		
	C	CR20-C20/R20	+ \$15,915	_____	ha		
			\$ _____	+ (_____ ha	x \$693 = \$ _____)	= \$ _____	
			<small>total base fees</small>	<small>total area (round total up to the next whole hectare)</small>		<small>Area Rate</small>	<small>Subtotal</small>
Industrial	A	I-G, I-B, I-E, I-C, I-R, I-O, I-H	\$6,696	_____	ha		
			\$6,696	+ (_____ ha	x \$355 = \$ _____)	= \$ _____	
			<small>total base fees</small>	<small>total area (round total up to the next whole hectare)</small>		<small>Area Rate</small>	<small>Subtotal</small>
Direct Control	A	Direct Control - proposed use(s) listed in Section 21 (3) of LUB 1P2007	\$10,348	_____	ha		
			\$10,348	+ (_____ ha	x \$355 = \$ _____)	= \$ _____	
			<small>total base fees</small>	<small>total area (round total up to the next whole hectare)</small>		<small>Area Rate</small>	<small>Subtotal</small>
Technical	A	Minor Technical Amendments (administrative corrections, as determined by the Approving Manager)	\$2,533	flat rate		= \$ _____	
			<small>total base fees</small>			<small>Subtotal</small>	

Step 1 subtotal (add all subtotals above): \$ _____

Step 2: Add applicable DC fee(s) if applying to create a Direct Control District based on one of the Residential, Special Purpose, Commercial or Industrial districts. Each DC fee is charged once per group. For example, for an application that includes Direct Control Districts based on R-C1L, M-CG, C-C2, C-COR2 and I-G, the total DC fee will be \$5,203 (\$1,155 + \$2,310 + \$1,738). If not applying for a Direct Control District based on one of the below districts, skip this step.

Group	District DC is based on	DC Fee
Residential & Special Purpose	A, B	\$1,155
	& C	
Commercial	A & C	\$2,310
	B	
Industrial	A	\$1,738
		+ \$1,738

Step 2 subtotal (add applicable DC fees): \$ _____

Step 3: Add required surcharges and combine subtotals to determine total fee.

Required surcharges	Advertising fee	\$1,520
	Calgary Planning Commission fee	+ \$675
	Step 3 subtotal:	\$2,195

Total fee (add subtotals of Steps 1, 2, and 3): \$ _____



2017 Land Use Amendment Fee Schedule

Other Applications

<i>Policy Amendments</i>	<i>Base Fee</i>	<i>Advertising Fee</i>	<i>CPC Fee</i>	<i>Total Fee</i>
to approved Area Structure Plan, Community Plan or Area Redevelopment Plan (statutory or non-statutory)				
Minor Amendment	\$1,183 +	\$1,520 +	\$675 =	\$3,378
Major Amendment	\$3,962 +	\$1,520 +	\$675 =	\$6,157
<i>Additional Fees</i>				<i>Fee</i>
CPAG pre-application/Explore Meeting				\$651
Recirculation fee				\$1,242

NOTES:

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Calgary Planning Commission: applications that require review by the Calgary Planning Commission are listed on the [Calgary Planning Commission List](#).

Concurrent applications: Policy Amendment applications made concurrently with Land Use Amendment applications will be advertised separately and are required to pay for Advertising and CPC fees for each application.

CPAG pre-application: the pre-application meeting fee is required upon plan submission and is a requirement for pre-application meeting scheduling. 50% of the fee paid will be refunded if the meeting is cancelled at the request of the applicant or The City.

Explore Meeting: the refund policy for Explore meetings is 100% if cancelled within 48 hours after the submission of the meeting request, 50% if cancelled after 48 hours and prior to receipt of the meeting agenda, and no cancellation or refund permitted after receipt of the meeting agenda.

Plan Amendment fees: plan amendment fees will be waived if, in the opinion of the Approving Manager, the plan amendment proposed is in response to a change in City standards or a technical requirement of a City Business Unit.

Refunds: the policy on refunds is as follows. Where an applicant or The City wishes to cancel an application on this schedule:

- prior to circulation to civic departments: 90% of the base fee paid, plus any applicable CPC or advertising fee will be refunded
- after circulation and prior to CPC, the CPC and advertising fee will be refunded
- prior to advertising for the public hearing: the advertising fee will be refunded
- after advertising but prior to the public hearing: no refund of the fees paid



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2018 Land Use Amendment Fee Schedule

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Land Use Amendments

Step 1: Calculate subtotals for each group that contains one or more of your proposed districts. If proposing multiple districts within one type, the base fees within that type are cumulative. For example, for an application that includes R-C1 and M-H1, you will enter \$9,776 (\$2,860 + \$6,916) in the "total base fees" field.

Type	Group	Proposed District	Base Fee	Hectares	Area Rate	Subtotals
Residential + Special Purpose	A	R-C1L, R-C1Ls, R-C1, R-C1s, R-C1N, R-C2, R-1, R-1s, R-1N, R-2, R-2M, R-MH, R-CG, R-G, R-Gm, S-SPR, S-CS, S-R, S-CI, S-CRI, S-UN, S-URP, S-FUD, S-TUC, CC-ER	\$2,860	_____	ha	
	B	M-CG, M-C1, M-C2, M-G, M-1, M-2, M-X1, M-X2	\$5,321	_____	ha	
	C	CC-MHX, CC-MH, M-H1, M-H2, M-H3	\$6,916	_____	ha	
			\$ _____	+	(_____ ha x \$261 = \$ _____)	=
		<i>total base fees</i>		<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
Commercial	A	C-C2, C-COR2, C-COR3, C-O, C-R1, C-R2, C-R3, CC-COR, CC-X, CC-EMU, CC-ET, CC-EPR, CC-EIR, CC-ERR	\$9,969	_____	ha	
	B	C-N1, C-N2, C-C1, C-COR1	\$6,279	_____	ha	
	C	CR20-C20/R20	+ \$16,440	_____	ha	
			\$ _____	+	(_____ ha x \$716 = \$ _____)	=
		<i>total base fees</i>		<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
Industrial	A	I-G, I-B, I-E, I-C, I-R, I-O, I-H	\$6,917	_____	ha	
						\$ _____
				<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
Direct Control	A	Direct Control - proposed use(s) listed in Section 21 (3) of LUB 1P2007	\$10,690	_____	ha	
						\$ _____
				<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
Technical	A	Minor Technical Amendments (administrative corrections, as determined by the Approving Manager)	\$2,617	flat rate		
						\$ _____
						<i>Subtotal</i>

Step 1 subtotal (add all subtotals above): \$ _____

Step 2: Add applicable DC fee(s) if applying to create a Direct Control District based on one of the Residential, Special Purpose, Commercial or Industrial districts. Each DC fee is charged once per group. For example, for an application that includes Direct Control Districts based on R-C1L, M-CG, C-C2, C-COR2 and I-G, the total DC fee will be \$5,376 (\$1,193 + \$2,387 + \$1,796). If not applying for a Direct Control District based on one of the below districts, skip this step.

Group	District DC is based on	DC Fee	
Residential & Special Purpose	A, B & C	R-C1L, R-C1Ls, R-C1, R-C1N, R-C2, R-1, R-1s, R-1N, R-2, R-2M, R-MH, R-CG, R-G, R-Gm, M-CG, M-C1, M-C2, M-G, M-1, M-2, M-X1, M-X2, CC-MHX, CC-MH, M-H1, M-H2, M-H3, S-UN, S-SPR, S-CS, S-R, S-CI, S-CRI, S-URP, S-FUD, S-TUC, CC-ER	\$1,193
	Commercial	A & C	C-C2, C-COR2, C-COR3, C-O, C-R1, C-R2, C-R3, CC-COR, CC-X, CC-EMU, CC-ET, CC-EPR, CC-EIR, CC-ERR, CR20-C20/R20
	B	C-N1, C-N2, C-C1, C-COR1	\$1,796
Industrial	A	I-G, I-B, I-E, I-C, I-R, I-O, I-H	+ \$1,796

Step 2 subtotal (add applicable DC fees): \$ _____

Step 3: Add required surcharges and combine subtotals to determine total fee.

Required surcharges	Advertising fee	\$1,570
	Calgary Planning Commission fee	+ \$697
	Step 3 subtotal:	\$2,267

Total fee (add subtotals of Steps 1, 2, and 3): \$ _____



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Other Applications

<i>Policy Amendments</i>	<i>Base Fee</i>	<i>Advertising Fee</i>	<i>CPC Fee</i>	<i>Total Fee</i>
to approved Area Structure Plan, Community Plan or Area Redevelopment Plan (statutory or non-statutory)				
Minor Amendment	\$1,222 +	\$1,570 +	\$697 =	\$3,489
Major Amendment	\$4,092 +	\$1,570 +	\$697 =	\$6,359
<i>Additional Fees</i>				<i>Fee</i>
CPAG pre-application/Explore Meeting				\$673
Recirculation fee				\$1,283

NOTES:

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- prior to advertising for the public hearing: the advertising fee will be refunded
- after advertising but prior to the public hearing: no refund of the fees paid